

**BOARD OF ADJUSTMENT
CITY OF FORT LAUDERDALE**

**WEDNESDAY, DECEMBER 12, 2001
7:30 P. M.**

**CITY HALL
CITY COMMISSION CHAMBERS – 1st Floor
100 N. ANDREWS AVENUE
FORT LAUDERDALE, FL**

A G E N D A

1. APPEAL NO. 01-46

APPLICANT:

LEGAL:

ZONED:

STREET:

ADDRESS:

Holy Cross Hospital

**“HOLY CROSS HOSPITAL PLAT”, Parcel “A”, Plat Book 139,
Page 19, and “CORAL HILLS”, Tract “A” P. B. 37, P. 20,
Block 6, Lots 2-21 and Block 5 of “CORAL HILLS” Lots 1-4
CF – Community Facility
4725 North Federal Highway
Fort Lauderdale, FL**

APPEALING: Sec. 47-22.4.A.1: To permit three (3) freestanding ground signs where two (2) are allowed and to permit eight (8) flat/wall signs where two (2) are allowed. **Sec. 47-22.3.G:** To allow two (2) flat/wall signs with a total size of 358 sq. ft, where the code allows a maximum aggregate of 300 sq. ft. **Sec. 47-22.3.F:** To allow five (5) directional signs to have a height of 9' 4" where 4' is permitted and to have an area of 76 sq. ft. where 8 sq. ft. is permitted; to allow nine (9) directional signs to have a height of 5' 3" where 4' is permitted and to have an area of 22 sq. ft. where 8 sq. ft is permitted.

2. APPEAL NO. 01-49

APPLICANT:

LEGAL:

ZONED:

STREET:

ADDRESS:

Rick Chatellier

**Lot 1, Block D of Coral Ridge Country Club Subdivision, P.
B. 36, P. 30 of the Public Records of Broward County, FL
RS-4.4 – Residential Single Family/Low Density
3610 Bayview Dr.
Fort Lauderdale, FL 33312**

APPEALING: Sec. 47-24.12.A.7 requesting a rehearing of the Board of Adjustment's Order of October 10, 2001 denying a variance under **Sec. 47-19.5.A.3** - To permit a 6' high privacy wall that is 107 linear feet in length to be erected on the front property line, with a 0' setback, where the code requires a setback of 2 ½' from the edge of the sidewalk closest to the property line.

3. APPEAL NO. 01-59

APPLICANT: Northside Elementary School
LEGAL: Lots 13-34 less the east 10' of Lots 13-24 inclusive and all of Lots 25-32, Block 143, "PROGRESSO", P. B 2; P. 18, Dade County
ZONING: CB – Community Business
STREET: 120 NE 11 St.
ADDRESS: Fort Lauderdale, Florida

APPEALING: Variance to Sec. 47-24.12.A.6 – To grant a temporary non-conforming use permit to permit a temporary off site parking lot.

4. APPEAL NO. 01-60

APPLICANT: Northside Elementary School
LEGAL: Parcel B of replat of a portion of Block 185, "PROGRESSO" P.B. 41, P. 25
ZONING: CF – Community Facility
STREET: 120 NE 11 St.
ADDRESS: Fort Lauderdale, Florida

APPEALING: Variance to Sec. 47-8.30 – To permit the construction of a 9,565 sq. ft cafeteria/ multi purpose building and a 12,720 sq. ft. 6-classroom addition to an existing school (Northside Elementary) with 10' setbacks where the code requires a minimum 25' setback for such additions.

5. APPEAL NO. 01-62

APPLICANT: Keene Construction
LEGAL: Lot 5 less the north 47 feet and lots 6-15 of Block 46, Town of Fort Lauderdale, P. B. B, P. 40 of the public records of Dade County
ZONED: RAC – Regional Activity Center
STREET: 597 South Andrews Avenue
ADDRESS: Fort Lauderdale, FL

APPEALING: Sec. 47-24.12.A.6 – To grant a temporary non-conforming use permit for an office trailer located directly across the street from the construction project (Publix) and not as part of the approved development site.

6. **APPEAL NO. 01-63**

APPLICANT:

LEGAL:

ZONED:

STREET:

ADDRESS:

Sunrise Blvd LC

Lot 1, less the North 15 feet thereof for State Road-of-Way, Lots 2-6, Block 227 of "PROGRESSO", according to the Plat thereof recorded in P. B. 2, P. 18 of the public records of Miami-Dade County, FL

B-1 – Boulevard Business

RMM-25 – Residential Mid rise Multifamily/Medium High Density District

1520 East Sunrise Blvd.

Fort Lauderdale, FL

APPEALING: **Sec. 47-22.4.A.2** – To permit a **tenant identification** sign on a multi-tenant office building; where the Code only allows one (1) building identification flat sign on each street frontage and only one (1) building identification ground sign.

7. **APPEAL NO. 01-64**

APPLICANT:

LEGAL:

ZONING:

STREET:

ADDRESS:

Tabernaculo De Christo

Lots 4, 5, & 6, Block 9 of "Davie Boulevard Park" as recorded in Plat Book 23, Page 6 in Broward County

CF-H – Community Facility - House of Worship

3808 SW 14 St.

Fort Lauderdale, FL

APPEALING: **Sec. 47-25.3.3.d.iv** to waive the requirement to construct a wall on nonresidential property that is contiguous to residential property; where the code requires a minimum 5' high buffer yard wall on nonresidential property that is contiguous to residential property.

REPORT and FOR THE GOOD OF THE CITY.

The City maintains a Website for the viewing of BOA Agendas and Results at the following e-mail address:

<http://ci.ftlaud.fl.us/documents/boa/boaagenda.htm>

**GREG BREWTON
ZONING ADMINISTRATOR**

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NOTE: If you desire auxiliary services to assist in reviewing or hearing the meetings or reading agendas and minutes for the meetings, please contact the City Clerk at 828-5002 two (2) days prior to the meeting, and arrangements will be made to provide these services for you. A turnkey video system is also available for your use during this meeting.

NOTE: *If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings, and for such purpose he/she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.*